



iQ

OFFICES

VANCOUVER

1055 West Georgia Street

iQ Coworking Across Canada

8 Locations

4 cities

3,000+ desks



The iQ Experience

Full Service onsite staff to assist you with the little things so you can focus on your business

Flexible move-in ready office space; as you need it, when you need it

Amenities to help you through your workday and provide everyday comforts



Benefits of Coworking

Move-In Ready



Nationwide iQ Access



Pay-As-You-Go



Full Service Staff



Flexible Terms



Food & Beverage



Nominal Up Front Costs



Professional Design



Tech Ready



Operations Support



iQ Nationwide-Access

Complimentary use of any iQ lounge across Canada

All-access pass to work out of iQ's best available office space

Host with iQ and receive discounted meeting rooms and event spaces



SAFETY AWHERE

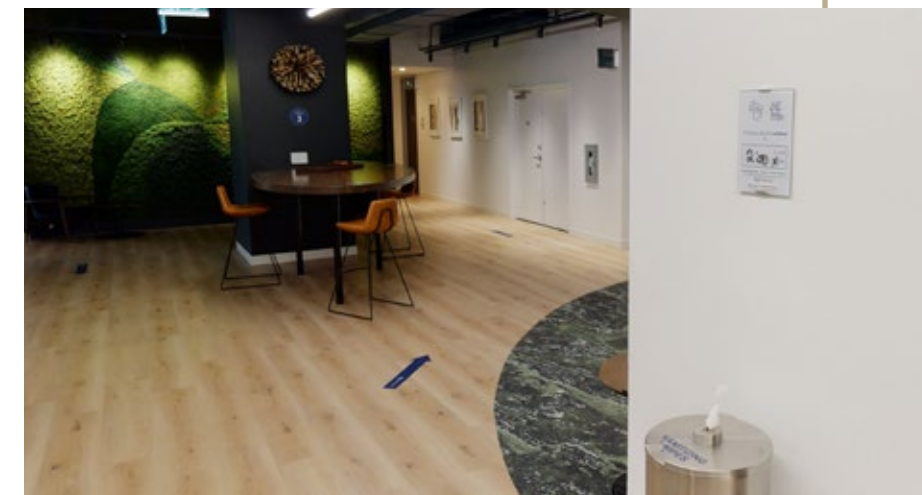
- ✓ Reducing Risk
- ✓ Continuous assessment + improvement
- ✓ Certified workspace safety program
- ✓ It starts with **where**.

iQ has partnered with leading organizational resilience experts Get Ready Global to develop a fully-compliant health and safety plan and COVID-19 Safety Assessment at all locations, based on best practices, regulatory guidelines, and Public Health Agency Canada, Public Health Ontario and Occupational Safety and Health Administration statutes.



1 SCREENING

Upon entering each location daily, Members and their guests are required to pass through a mandatory screening station with touchless thermal temperature scanning devices to ensure everyone entering the space is asymptomatic and has not been in contact with an identified risk.



2 SANITATION

Stringent cleaning and sanitization protocols are in place that involve: 2-hour cleaning rotations, hand sanitizer and disinfectant wipe dispensers, office maintenance policies, and office sanitation kits.



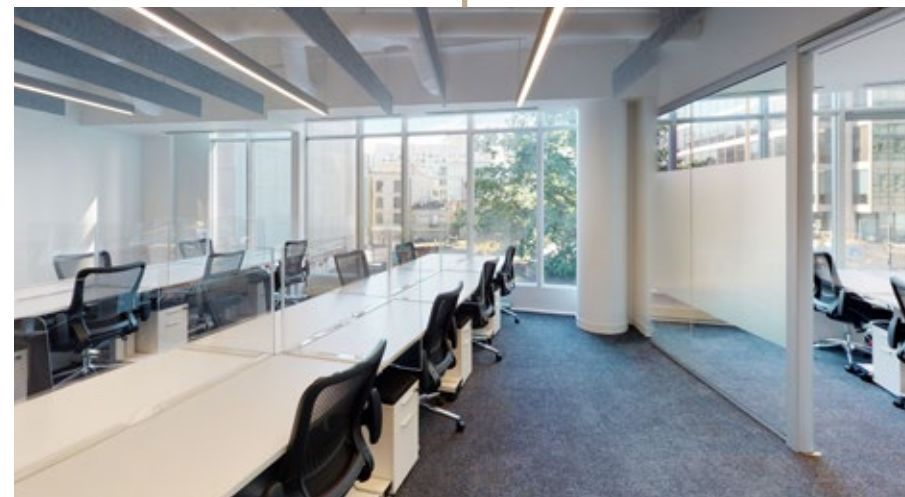
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3 SOCIAL DISTANCING

Our amenity spaces and private offices are oriented and equipped in such a way that allows you to work, collaborate, and move around our space safely. From directional routing decals and capacity markers, to plexiglass shields surrounding workstations, we have considered every movement and touch point to ensure you have room to work safely.



4 ADAPTATION

iQ has and will continue to be nimble and open to expert advice. Our goal is to provide industry leading safety practices while continuing to deliver a high-quality, turnkey experience for our Members and their guests.



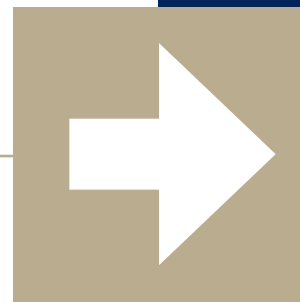
5 COMMUNICATION

Fostering an open dialogue with our Members is key. To honour this commitment, our Location Staff are fully trained and available for a Complimentary Workplace Acclimation Consultation upon your arrival. These provide full insight into our 5 Safe Workspace Essentials and best practices to help with your return to work strategy.

Reducing Friction

Traditional Leasing Model

- Slow, space as available
- Inflexible terms
- Managed by you
- Landlord focused
- Significant financial commitments
- High upfront capital outlay



Coworking

- Rapid, space on demand
- Flexible terms
- Managed by us
- Customer focused
- Customized financial commitments
- Pay-As-You-Go

Downtown Vancouver

Downtown Vancouver



Central Business
District



Transit
Connected



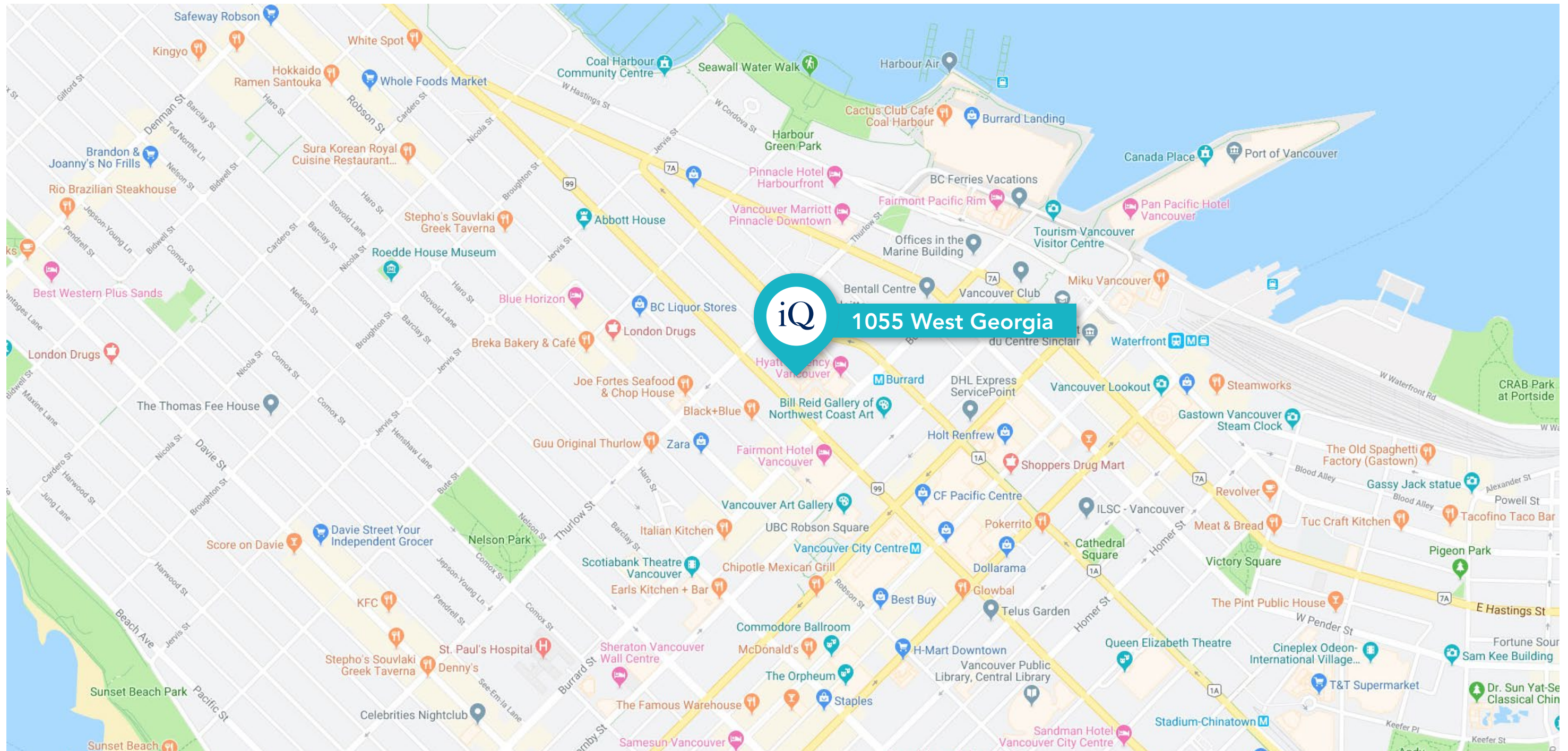
Amenity
Rich



Pedestrian
Friendly



Map: Downtown Vancouver





1055 West Georgia Street

Located on the corner of Burrard & West Georgia Streets, the Royal Centre is a 37-storey, Class A office tower featuring a two-level retail mall and direct, covered connection to the Burrard SkyTrain Station.

BUILDING AMENITIES

Secure bike storage

Underground parking

Two level retail amenities

Changerooms with showers



Your Amenities

Best in Class Technology

Freshly Brewed Coffee &
Automatic Espresso Machine

State-of-the-art Fitness Centre

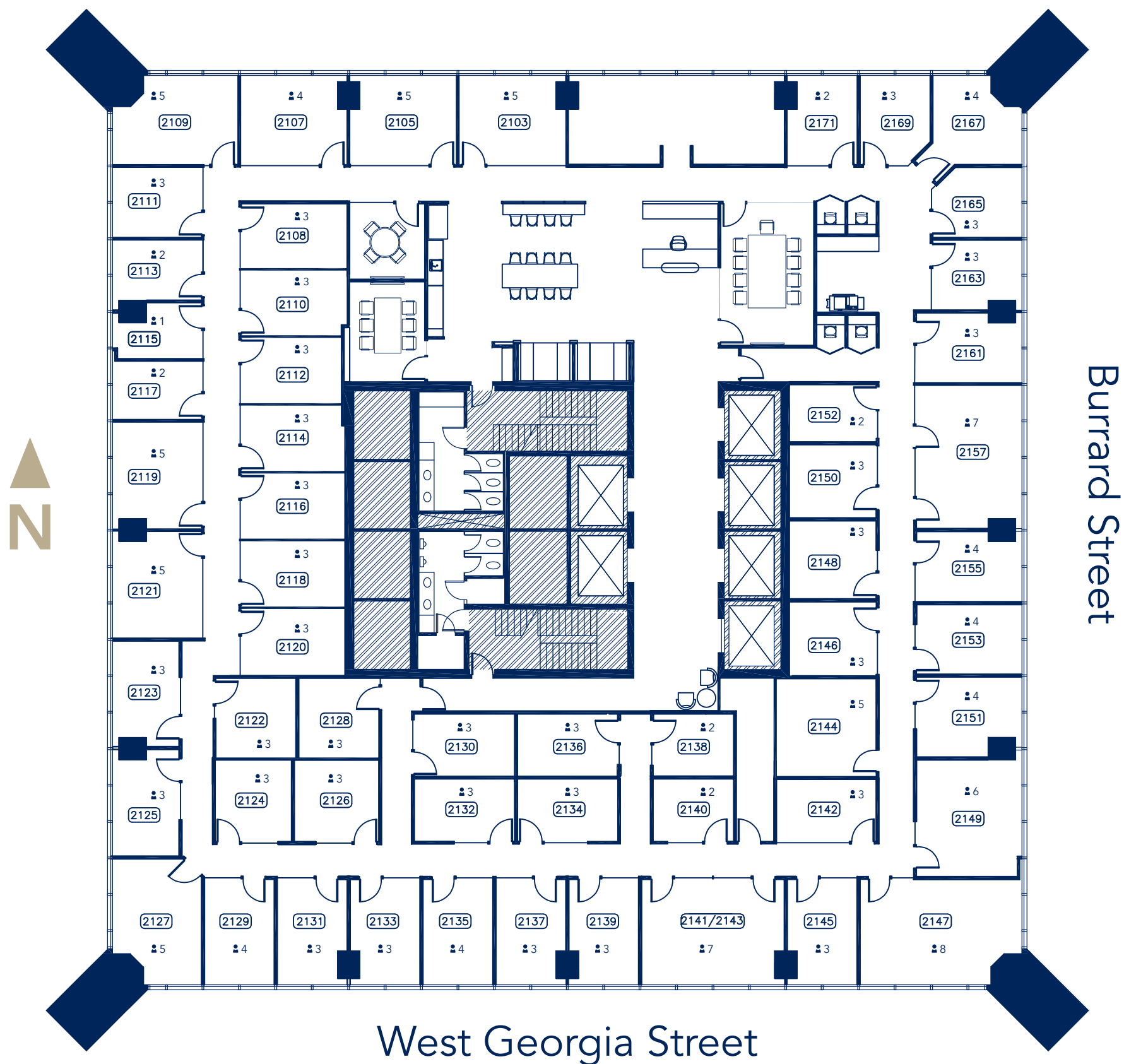
Treadmill Desk Rooms







Floorplan at 1055 West Georgia Street (21st Floor)



Floorplan at 1055 West Georgia Street (24th Floor)



Your Office Space

Ergonomic furniture including sit/stand desks

Highly secure access with encrypted key cards & private VLANs

Confidential private offices equipped with privacy screens and white noise







What's Included

TECHNOLOGY

- Zoom enabled boardrooms
- Encrypted access control
- 100 MBps dedicated VLAN
- Printer with private custom folders
- Hosted phone number



DESIGN

- Modern office design
- Privacy focused
- Thoughtful decor
- Flexible configurations



What's Included

FULL SERVICE

- Daily in-suite cleaning
- On-call repair and maintenance
- Friendly staff to greet your guests
- Dependable mail handling
- Concierge service
- In-house tech support
- 24/7 access



AMENITIES

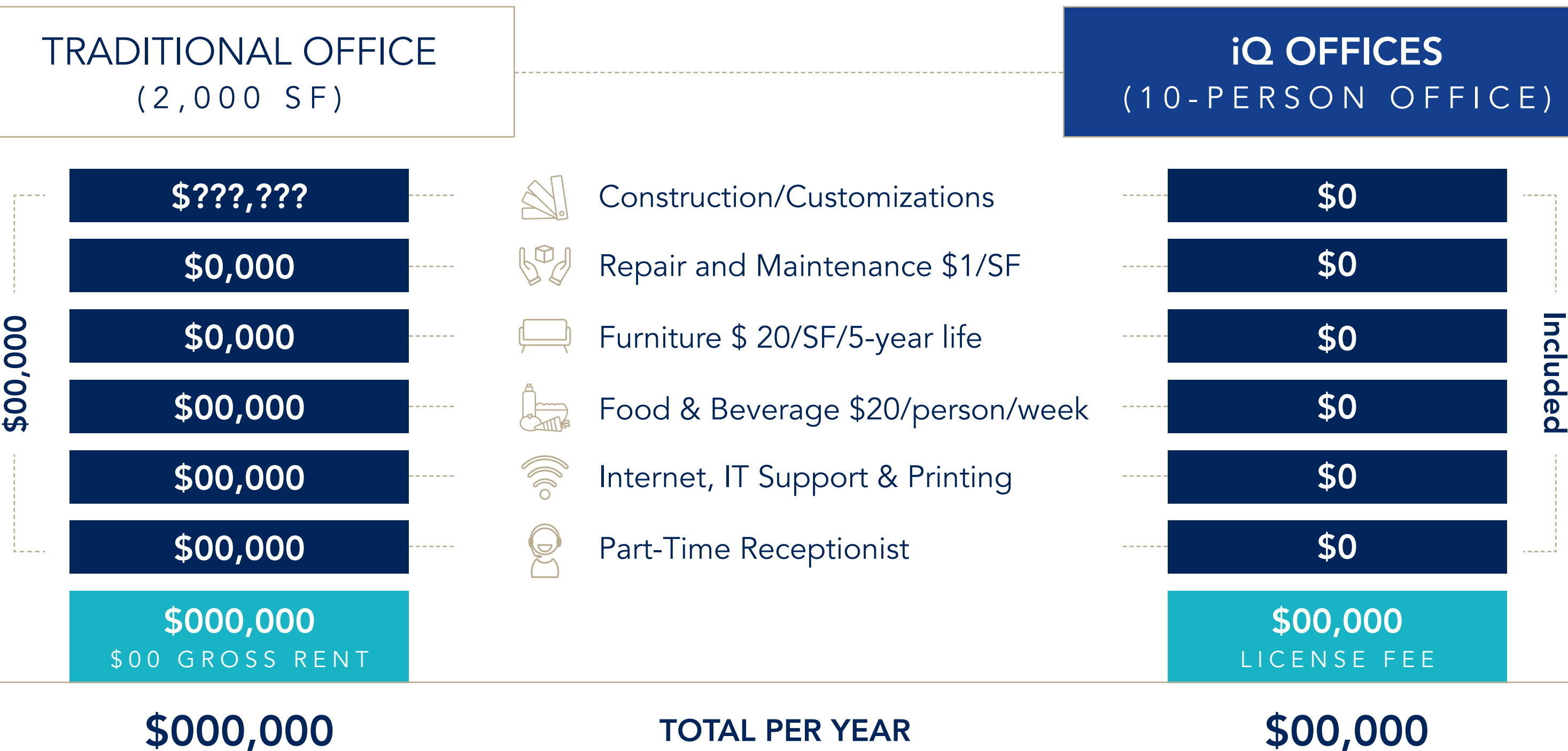
- Member hosted lunch and learns
- Networking events
- Quarterly wellness workshops
- Weekly happy hour hosted by the iQ team
- Coffee station
- Food & beverage bar



The Process



Total Occupancy Cost Comparison



iQ | OFFICES



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